

148.A

0005

0027.1

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

429,200 / 429,200

429,200 / 429,200

429,200 / 429,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
27		HOWARD ST, ARLINGTON

OWNERSHIP		Unit #:	1
Owner 1:	DEUTSCH JONATHAN D		
Owner 2:			
Owner 3:			

Street 1:	27 HOWARD ST
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER			
Owner 1:	KARP ELAINE-ETAL -		
Owner 2:	ZACK NAOMI -		
Street 1:	27 HOWARD STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02476	Type:	

NARRATIVE DESCRIPTION
This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1926, having primarily Wood Shingle Exterior and 904 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R2 TWO FAMIL 100 water
o
n
Census:
Flood Haz:
D Topo 3 Below Stree
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC Fact No of Units Depth / PriceUnits Unit Type Land Type LT Factor Base Value Unit Price Adj Neigh Neigh Influ Neigh Mod Infl 1 % Infl 2 % Infl 3 % Appraised Value Alt Class % Spec Land J Code Fact Use Value Notes

102 Condo 0 Sq. Ft. Site 0 0. 0.00 7301

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	429,200			429,200		314531
							GIS Ref
							GIS Ref
							Insp Date
							11/18/18

Total Card	0.000	429,200		429,200	Entered Lot Size
Total Parcel	0.000	429,200		429,200	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	474.78	/Parcel: 474.7

Land Unit Type:

Parcel ID	148.A-0005-0027.1
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!15972!

PRINT
Date
Time
12/11/20
05:38:02

LAST REV
Date
Time
11/25/20
08:39:09

ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

15972

SALES INFORMATION
TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KARP ELAINE-ET	59608-597		7/26/2012		332,000	No	No		

PAT ACCT.

BUILDING PERMITS
Date Number Descrip Amount C/O Last Visit Fed Code F. Descrip Comment
4/28/2016 541 Add Bath 23,100 O
4/28/2015 405 Porch 13,700

ACTIVITY INFORMATION
Date Result By Name
11/25/2020 Mail Update JO Jenny O
11/18/2018 Measured DGM D Mann
5/15/2013 NEW CONDO BR B Rossignol

Sign:
VERIFICATION OF VISIT NOT DATA

/
/

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good																
Sty Ht: 1 - 1 Story				A Bath:	Rating:																
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																
Frame: 1 - Wood				1/2 Bath:	Rating:																
Prime Wall: 1 - Wood Shingle				A HBth:	Rating:																
Sec Wall:		%		OthrFix:	Rating:																
Roof Struct: 1 - Gable				OTHER FEATURES																	
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good																
Color: purple				A Kits:	Rating:																
View / Desir:				Fpl:	Rating:																
GENERAL INFORMATION				WSFlue:	Rating:																
Grade: C+ - Average (+)				CONDOS INFORMATION																	
Year Blt: 1926	Eff Yr Blt:			Location:																	
Alt LUC:		Alt %:		Total Units:																	
Jurisdct: G14		Fact: .		Floor: 1 - 1st Floor																	
Const Mod:				% Own: 40.000000000																	
Lump Sum Adj:				Name:																	
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN									
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %	Exterior:		No Unit	RMS	BRS	FL										
Prim Int Wall: 6 - Average				Functional:		Interior:		1	5	2											
Sec Int Wall:		%		Economic:		Additions:															
Partition: T - Typical				Special:		Kitchen:															
Prim Floors: 3 - Hardwood				Override:		Baths:															
Sec Floors:		%		Total:	18.6 %	Plumbing:															
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:													
Subfloor:				Basic \$ / SQ: 295.00		General:		Totals	1	5	2										
Bsmnt Gar: 1				Size Adj.: 1.35000002																	
Electric: 3 - Typical				Const Adj.: 0.98000199																	
Insulation: 2 - Typical				Adj \$ / SQ: 390.286																	
Int vs Ext: S				Other Features: 64000																	
Heat Fuel: 1 - Oil				Grade Factor: 1.10																	
Heat Type: 5 - Steam				NBHD Inf: 1.14999998																	
# Heat Sys: 1				NBHD Mod:																	
% Heated: 100		% AC:		LUC Factor: 1.00																	
Solar HW: NO		Central Vac: NO		Adj Total: 527275																	
% Com Wall		% Sprinkled:		Depreciation: 98073																	
				Depreciated Total: 429202																	
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 148.A-0005-0027.1												IMAGE					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:					Total Special Features:								Total:							